

"Public Notices"

IN THE SUPERIOR COURT OF THE STATE OF CALIFORNIA IN AND FOR THE COUNTY OF LOS ANGELES

Chas. T. Rippey and Ruth A. Rippey, husband and wife, Plaintiffs vs. Maxine A. Blanchard, Jack Simpson and Title Guarantee and Trust Company, a Corporation, as Trustee, John Doe I and John Doe I X Inc., Corporations, Richard Roe I to X as Trustees, Defendants.

No. 498619 Action brought in the Superior Court of the County of Los Angeles, and Complaint filed in the Office of the Clerk of the Superior Court of said County.

SUMMONS The People of the State of California Send Greetings to:

Maxine A. Blanchard, Jack Simpson and Title Guarantee and Trust Company, a Corporation, as Trustee, John Doe I and John Doe I X Inc., Corporations, Richard Roe I to X as Trustees, Defendants.

You are directed to appear in an action brought against you by the above named plaintiffs in the Superior Court of the County of Los Angeles, in and for the County of Los Angeles, and to answer the Title Complaint within ten days after the service on you of this Summons, if served within the County of Los Angeles, or within thirty days if served elsewhere, and you are notified that unless you appear and answer as above directed, the Plaintiff will take judgment for any money or damages demanded in the Quiet Title Complaint.

By B. BURRUS, Deputy, Superior Court of Los Angeles, State of California.

ANSWERS. The undersigned, Oscar C. West, Attorney for Plaintiff, has written notice of his appearance, or when an attorney gives notice of appearance for him. (Sec. 1014, C.C.P.)

ANSWERS TO DEMURRERS. In writing, in form pursuant to the rules of court, and with the necessary fee, and filed with the Clerk.

LEAH T. RIPPY, Attorney for Plaintiff, 1331 Post Avenue, Torrance, California, July 4-11-1946, Aug. 1-8-15-22-29-Sept. 5.

NOTICE OF SALE OF REAL PROPERTY BY PRIVATE SALE No. 216,307

In the Superior Court of the State of California in and for the County of Los Angeles, in the matter of the estate of CHARLES J. WEST.

NOTICE IS HEREBY GIVEN that the undersigned OSCAR C. WEST, Executor, will sell at private sale, to the highest bidder, under the terms and conditions hereinafter mentioned and subject to confirmation by the said Superior Court, on or after the 1st day of September, 1946, at the office of CLAUDE A. WATSON, Attorney for Executor, 5337 Monterey Road, Los Angeles, California, 42 County of Los Angeles, State of California, all the right, title and interest of said deceased at the time of death and all the right, title and interest that the estate of said deceased has acquired by operation of law or otherwise, other than or in addition to that of said deceased at the time of death, and that certain real property particularly described as follows, to-wit:

Situated in the County of Los Angeles, State of California, Parcel No. 1, Lot Nineteen (19), Block Thirty-four (34), Torrance Tract, as per Map thereof recorded in Book 22, Pages 94 and 95 of Maps of the County of Los Angeles County.

Terms of Sale: Cash in lawful money of the United States on confirmation of sale, or part cash and balance evidenced by note secured by deed of trust on the property so sold. Ten percent of amount bid to be deposited with bid.

Bids or offers to be in writing and will be received at the above-said office at any time after the first publication hereof and before date of sale.

Dated July 31, 1946. OSCAR C. WEST, Executor of the Estate of CHARLES J. WEST.

CLAUDE A. WATSON, 5337 Monterey Road, Los Angeles, 42, California, Attorney for the Estate, Aug. 8, 15, 22.

81704 NOTICE TO CREDITORS No. 257583

Estate of JOHN M. LEFONT, or JOHN LEVANT, deceased.

NOTICE IS HEREBY GIVEN by the undersigned EXECUTRIX of the Last Will and Testament of JOHN M. LEFONT, etc., deceased, to the Creditors of, and all persons having claims against the said deceased, to present them within six months after the first publication of this notice, to the said Executor, at his office, at 1511 Craven Avenue, City of Torrance, County of Los Angeles, State of California, which said office is hereinafter designated as a place of business in all matters connected with said estate, within six months after the first publication of this notice, in the office of the Superior Court of the State of California, in and for the County of Los Angeles.

Dated August 15, 1946. MARIE LEFONT, Executrix of the Last Will and Testament of said deceased.

JOHN A. SHIDLER, Attorney at Law, 1317 Craven Ave., Torrance, Calif., Aug. 8, 15, 22, 29.

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CERTIFICATE OF BUSINESS FICTITIOUS FIRM NAME THE UNDERSIGNED does hereby certify that he is conducting a Variety Store business at 2681 Torrance Blvd., City of Torrance, County of Los Angeles, State of California, under the fictitious firm name of VIRGIL E. NEWMAN STORE, and that said firm is composed of the following persons, whose names and addresses are as follows, to-wit:

VIRGIL E. NEWMAN, 2203 Mariocopa, Torrance, Calif. WITNESS my hand this 6th day of August, 1946.

VIRGIL E. NEWMAN STATE OF CALIFORNIA ) ss COUNTY OF LOS ANGELES )

ON THIS 6th day of August A.D. 1946, before me, Anita S. King, a Notary Public in and for said County and State, residing therein, duly commissioned and sworn, personally appeared Virgil E. Newman, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(SEAL) ANITA S. KING, Notary Public in and for said County and State. My commission expires Dec. 29, 1948.

81814 NOTICE TO CREDITORS No. 257587

Estate of ALBERT RINGHAUSEN, deceased.

NOTICE IS HEREBY GIVEN by the undersigned Administrator of the Estate of Albert Ringhausen, deceased, to the Creditors of, and all persons having claims against the said deceased, to present them with the necessary vouchers, within six months after the first publication of this notice, to the said Administrator, at his office, at 1313 Sartori Avenue, City of Torrance, California, which said office is hereinafter designated as a place of business in all matters connected with said estate, within six months after the first publication of this notice, in the office of the Superior Court of the State of California, in and for the County of Los Angeles.

Dated August 5, 1946. CHRIS BARTSCH, Administrator of the Estate of said deceased.

OTTO B. WILLETT, Attorney at Law, 1313 Sartori Ave., Torrance, Calif., Aug. 8, 15, 22, 29.

CERTIFICATE OF BUSINESS FICTITIOUS FIRM NAME THE UNDERSIGNED does hereby certify that he is conducting a Variety Store business at 2081 Torrance Blvd., City of Torrance, County of Los Angeles, State of California, under the fictitious firm name of FERRY'S 5 & 10, Variety Store, and that said firm is composed of the following persons, whose names and addresses are as follows, to-wit:

VIRGIL E. NEWMAN, 2203 Mariocopa, Torrance, Calif. WITNESS my hand this 6th day of August, 1946.

VIRGIL E. NEWMAN STATE OF CALIFORNIA ) ss COUNTY OF LOS ANGELES )

ON THIS 6th day of August A.D. 1946, before me, Anita S. King, a Notary Public in and for said County and State, residing therein, duly commissioned and sworn, personally appeared Virgil E. Newman, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(SEAL) ANITA S. KING, Notary Public in and for said County and State. My commission expires Dec. 29, 1948.

CERTIFICATE OF BUSINESS FICTITIOUS FIRM NAME THE UNDERSIGNED does hereby certify that he is conducting a Variety Store business at 1633 Carson St., City of Los Angeles, County of Los Angeles, State of California, under the fictitious firm name of OLSON GLASS CO., and that said firm is composed of the following persons, whose names and addresses are as follows, to-wit:

GORDON A. OLSON, 1952 Plaza del Arroyo, Torrance, Calif. WITNESS my hand this 6th day of August, 1946.

GORDON A. OLSON STATE OF CALIFORNIA ) ss COUNTY OF LOS ANGELES )

ON THIS 6th day of August A.D. 1946, before me, Guy Gialand Giacomuzzi, a Notary Public in and for said County and State, residing therein, duly commissioned and sworn, personally appeared GORDON A. OLSON and KENNETH E. OLSON, known to me to be the persons whose names are subscribed to the within instrument, and acknowledged to me that they executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(SEAL) GUY GIALAND GIACOMUZZI, Notary Public in and for said County and State. My commission expires July 31, 1947.

81815 COMMUNITY CENTER As a social service agency and community center for foreign-speaking people, the International Institute provides family case work service and relief to foreign-born families, including assistance in immigration, emigration and naturalization services in 14 languages. This is a Community Chest project.

2681 Torrance Blvd., City of Torrance, California. J. F. MORONEY, County Clerk, Dated July 31, 1946.

OTTO B. WILLETT, Attorney at Law, 1313 Sartori Ave., Torrance, Calif., Aug. 8, 15, 22, 29.

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ORDINANCE NO. 371 AN ORDINANCE AMENDING THE TORRANCE ZONING ORDINANCE NO. 316, REGULATING USE OF PROPERTY AND REPEALING ORDINANCE NO. 353.

WHEREAS, the City Planning Commission of the City of Torrance, under and pursuant to the provisions of Section 15 of Ordinance No. 316, has, on its own initiative, proposed certain amendments to Ordinance No. 316 as hereinafter set forth, and

WHEREAS, after due and legal publication of notice of time and place thereof, as provided by said Ordinance No. 316, and the Statutes of California, particularly Act No. 5211-B, were held by the said Planning Commission of the City of Torrance, and after said public hearings, has recommended to the City Council of the City of Torrance that said proposed amendments to Ordinance No. 316 be adopted, and

WHEREAS, the City Council of the City of Torrance held a public hearing, following due and legal publication of notice of time and place thereof, as provided by said Ordinance No. 316, and the Statutes of California, particularly Act No. 5211-B, regarding said proposed amendments, and having considered the recommendation of the Planning Commission and other interested parties, and is fully informed in the premises; and

WHEREAS, the City Council deems that it is in the public interest that said proposed amendments be made, and that such change will not be materially detrimental to the public welfare;

NOW, THEREFORE, the City Council of the City of Torrance does ordain, that Ordinance No. 316 shall be amended in the following particulars, to-wit:

SECTION 1: Section 4, sub-section A, paragraph 5 is amended to hereafter read as follows:

"No dwelling shall be less than twenty-five (25) feet from the rear of and ten (10) feet from the side of any other dwelling on the same building site."

SECTION 2: Section 4, sub-section C, is amended to hereafter read as follows:

"C. BUILDING SITE AREA REQUIRED: The minimum building site shall be one recorded lot, or shall consist of a parcel of land not less than six thousand (6000) square feet in area, such parcel to be not less than one (1) single-family dwelling, or hundred (200) square feet in area, such parcel to be not less than one (1) single-family dwelling."

SECTION 3: Section 4, sub-section D, paragraph 1 is amended to hereafter read as follows:

"The minimum building site area shall be one recorded lot, or shall consist of a parcel of land not less than six thousand (6000) square feet in area for each one-family dwelling, such parcel to be not less than fifty (50) feet in width."

SECTION 4: Section 4, sub-section D, paragraph 2 is amended to hereafter read as follows:

"Buildings and structures, other than dwellings and accessory buildings incidental to such dwellings, shall be not less than fifty (50) feet from a property line of any street or highway, public park or school property, or any area in the R-1, R-2 or R-3 districts, upon which property adjoins in any direction."

SECTION 5: Section 5, sub-section A, paragraph 2 is amended to hereafter read as follows:

"Accessory buildings and uses incidental to each single-family dwelling, when placed upon the same lot or parcel of land and not used or operated commercially, including: private garage for the accommodation of not more than three (3) automobiles; not to exceed thirty-six (36) chickens, or twelve (12) rabbits, or a combined total of thirty-six (36) rabbits and chickens on any single premises, twenty (20) feet or more from any door, window, or other opening of any dwelling; not to exceed two (2) grown domesticated cats, and/or two (2) grown domesticated dogs, on any single premises; provided that no person shall keep or feed any roosters, game cocks, geese, ducks, or any other fowl capable of loud disturbing noises; children's playhouse, lath-house or greenhouse; tool shed; work shop; servants' quarters or guest rooms, provided no kitchen or kitchen facilities are included therein."

SECTION 6: Section 5, sub-section C, is amended to hereafter read as follows:

"C. BUILDING SITE AREA REQUIRED: The minimum building site area shall be one recorded lot, or shall consist of a parcel of land not less than six thousand (6000) square feet in area for each one-family dwelling, such parcel to be not less than fifty (50) feet in width."

SECTION 7: Section 5, sub-section E, is amended to hereafter read as follows:

"E. SIDE YARD REQUIRED: There shall be side yards, the width of each to be ten (10) per cent of the minimum width of the lot, but in no case shall each such side yard be less than three (3) feet in width or be required to be more than five (5) feet in width; except that on corner lots the required side yard, adjoining the side street, shall be not less than ten (10) feet in width."

SECTION 8: Section 5, sub-section F, is amended to hereafter read as follows:

"F. REAR YARD REQUIRED: None, except that any residence or apartment house shall have a rear yard of not less than twenty (20) feet in depth."

SECTION 9: Section 9, sub-section D, is amended to hereafter read as follows:

"D. FRONT YARD REQUIRED: None, except that any residence, other than an apartment house, shall have a front yard of not less than twenty (20) feet in depth."

SECTION 10: Section 9, sub-section E, is amended to hereafter read as follows:

"E. SIDE YARD REQUIRED: There shall be side yards, the width of each to be ten (10) per cent of the minimum width of the lot, but in no case shall each such side yard be less than three (3) feet in width or be required to be more than five (5) feet in width; except that on corner lots the required side yard, adjoining the side street, shall be not less than ten (10) feet in width."

SECTION 11: Section 11, sub-paragraph C, paragraph 1, sub-paragraph (c) is amended to hereafter read as follows:

"(c) 'Refuse dumps, sub-section I, which is to read Aug. 22

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legal notice, public hearings on said proposed amendments as required by Ordinance No. 316, and the Statutes of California, particularly Act No. 5211-B, were held by the said Planning Commission of the City of Torrance, and

WHEREAS, the said Planning Commission of the City of Torrance, after said public hearings, has recommended to the City Council of the City of Torrance that said proposed amendments to Ordinance No. 316 be adopted, and

WHEREAS, the City Council of the City of Torrance held a public hearing, following due and legal publication of notice of time and place thereof, as provided by said Ordinance No. 316, and the Statutes of California, particularly Act No. 5211-B, regarding said proposed amendments, and having considered the recommendation of the Planning Commission and other interested parties, and is fully informed in the premises; and

WHEREAS, the City Council deems that it is in the public interest that said proposed amendments be made, and that such change will not be materially detrimental to the public welfare;

NOW, THEREFORE, the City Council of the City of Torrance does ordain, that Ordinance No. 316 shall be amended in the following particulars, to-wit:

SECTION 1: Section 4, sub-section A, paragraph 5 is amended to hereafter read as follows:

"No dwelling shall be less than twenty-five (25) feet from the rear of and ten (10) feet from the side of any other dwelling on the same building site."

SECTION 2: Section 4, sub-section C, is amended to hereafter read as follows:

"C. BUILDING SITE AREA REQUIRED: The minimum building site shall be one recorded lot, or shall consist of a parcel of land not less than six thousand (6000) square feet in area, such parcel to be not less than one (1) single-family dwelling, or hundred (200) square feet in area, such parcel to be not less than one (1) single-family dwelling."

SECTION 3: Section 4, sub-section D, paragraph 1 is amended to hereafter read as follows:

"The minimum building site area shall be one recorded lot, or shall consist of a parcel of land not less than six thousand (6000) square feet in area for each one-family dwelling, such parcel to be not less than fifty (50) feet in width."

SECTION 4: Section 4, sub-section D, paragraph 2 is amended to hereafter read as follows:

"Buildings and structures, other than dwellings and accessory buildings incidental to such dwellings, shall be not less than fifty (50) feet from a property line of any street or highway, public park or school property, or any area in the R-1, R-2 or R-3 districts, upon which property adjoins in any direction."

SECTION 5: Section 5, sub-section A, paragraph 2 is amended to hereafter read as follows:

"Accessory buildings and uses incidental to each single-family dwelling, when placed upon the same lot or parcel of land and not used or operated commercially, including: private garage for the accommodation of not more than three (3) automobiles; not to exceed thirty-six (36) chickens, or twelve (12) rabbits, or a combined total of thirty-six (36) rabbits and chickens on any single premises, twenty (20) feet or more from any door, window, or other opening of any dwelling; not to exceed two (2) grown domesticated cats, and/or two (2) grown domesticated dogs, on any single premises; provided that no person shall keep or feed any roosters, game cocks, geese, ducks, or any other fowl capable of loud disturbing noises; children's playhouse, lath-house or greenhouse; tool shed; work shop; servants' quarters or guest rooms, provided no kitchen or kitchen facilities are included therein."

SECTION 6: Section 5, sub-section C, is amended to hereafter read as follows:

"C. BUILDING SITE AREA REQUIRED: The minimum building site area shall be one recorded lot, or shall consist of a parcel of land not less than six thousand (6000) square feet in area for each one-family dwelling, such parcel to be not less than fifty (50) feet in width."

SECTION 7: Section 5, sub-section E, is amended to hereafter read as follows:

"E. SIDE YARD REQUIRED: There shall be side yards, the width of each to be ten (10) per cent of the minimum width of the lot, but in no case shall each such side yard be less than three (3) feet in width or be required to be more than five (5) feet in width; except that on corner lots the required side yard, adjoining the side street, shall be not less than ten (10) feet in width."

SECTION 8: Section 5, sub-section F, is amended to hereafter read as follows:

"F. REAR YARD REQUIRED: None, except that any residence or apartment house shall have a rear yard of not less than twenty (20) feet in depth."

SECTION 9: Section 9, sub-section D, is amended to hereafter read as follows:

"D. FRONT YARD REQUIRED: None, except that any residence, other than an apartment house, shall have a front yard of not less than twenty (20) feet in depth."

SECTION 10: Section 9, sub-section E, is amended to hereafter read as follows:

"E. SIDE YARD REQUIRED: There shall be side yards, the width of each to be ten (10) per cent of the minimum width of the lot, but in no case shall each such side yard be less than three (3) feet in width or be required to be more than five (5) feet in width; except that on corner lots the required side yard, adjoining the side street, shall be not less than ten (10) feet in width."

SECTION 11: Section 11, sub-paragraph C, paragraph 1, sub-paragraph (c) is amended to hereafter read as follows:

"(c) 'Refuse dumps, sub-section I, which is to read Aug. 22

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be more than five (5) feet in width; except that on corner lots the required side yard, adjoining the side street, shall be not less than ten (10) feet in width."

SECTION 14: Section 8, sub-section A, paragraph 8, is amended to hereafter read as follows:

"(8) 'Retail stores, including department stores, restaurants and cafes, but not including second-hand establishments, lumber yards, junk dealers, auto-wrecking establishments, trailer camps, airports and emergency landing fields, dairies, hog ranches and fur farms.'"

SECTION 15: Section 8, sub-section D, is amended to hereafter read as follows:

"D. FRONT YARD REQUIRED: None, except that any residence, other than an apartment house, shall have a front yard of not less than twenty (20) feet in depth."

SECTION 16: Section 8, sub-section F, is amended to hereafter read as follows:

"F. REAR YARD REQUIRED: None, except that any residence or apartment house shall have a rear yard of not less than twenty (20) feet in depth."

SECTION 17: Section 8, sub-section G, is amended to hereafter read as follows:

"G. DISTANCE BETWEEN BUILDINGS: No detached dwelling, or other main building, shall be less than twenty (20) feet from the rear of and ten (10) feet from the side of any other detached dwelling or main building on the same building site."

SECTION 18: Section 9, sub-section A, paragraph 2, is amended to hereafter read as follows:

"Any business or establishment of a general retail, wholesale or service type, if housed within a building, or if the entire space is improved and maintained with an approved, permanent surfacing material so as to prevent dust, but not including the following: auto-wrecking establishments; boxing and wrestling arenas; hospitals for the treatment of mental or communicable diseases; veterinary hospitals; ice manufacturing; junk dealers; salvage yards; shooting galleries; trailer camps."

SECTION 19: Section 9, sub-section D, is amended to hereafter read as follows:

"D. FRONT YARD REQUIRED: None, except that any residence, other than an apartment house, shall have a front yard of not less than twenty (20) feet in depth."

SECTION 20: Section 9, sub-section F, is amended to hereafter read as follows:

"F. REAR YARD REQUIRED: None, except that any residence or apartment house shall have a rear yard of not less than twenty (20) feet in depth."

SECTION 21: Section 9, sub-section G, is amended to hereafter read as follows:

"G. DISTANCE BETWEEN BUILDINGS: No detached dwelling shall be less than twenty (20) feet from the rear of and ten (10) feet from the side of any other detached dwelling or main building on the same building site."

SECTION 22: Section 10, sub-section A, paragraph 2, is amended to hereafter read as follows:

"Any wholesale or retail business, open storage or sales yards, light manufacturing and light industry, but not including the following: auto-wrecking, salvage yards, trailer camps, airports or emergency landing fields, any use which emits dust, gas, smoke, fumes, odors, or vibrations which are or may be detrimental to the general welfare of the neighborhood, or of the City as a whole, or any use destructive of the land's surface, such as mines, quarries or clay or gravel pits."

SECTION 23: Section 11, sub-paragraph C, paragraph 1, sub-paragraph (c) is amended to hereafter read as follows:

"(c) 'Refuse dumps, sub-section I, which is to read Aug. 22

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washing, painting or repairing, except that one single wash rack operated incidental to an automobile filling station may be permitted."

SECTION 14: Section 8, sub-section A, paragraph 8, is amended to hereafter read as follows:

"(8) 'Retail stores, including department stores, restaurants and cafes, but not including second-hand establishments, lumber yards, junk dealers, auto-wrecking establishments, trailer camps, airports and emergency landing fields, dairies, hog ranches and fur farms.'"

SECTION 15: Section 8, sub-section D, is amended to hereafter read as follows:

"D. FRONT YARD REQUIRED: None, except that any residence, other than an apartment house, shall have a front yard of not less than twenty (20) feet in depth."

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SECTION 18: Section 9, sub-section A, paragraph 2, is amended to hereafter read as follows:

"Any business or establishment of a general retail, wholesale or service type, if housed within a building, or if the entire space is improved and maintained with an approved, permanent surfacing material so as to prevent dust, but not including the following: auto-wrecking establishments; boxing and wrestling arenas; hospitals for the treatment of mental or communicable diseases; veterinary hospitals; ice manufacturing; junk dealers; salvage yards; shooting galleries; trailer camps."

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SECTION 22: Section 10, sub-section A, paragraph 2, is amended to hereafter read as follows:

"Any wholesale or retail business, open storage or sales yards, light manufacturing and light industry, but not including the following: auto-wrecking, salvage yards, trailer camps, airports or emergency landing fields, any use which emits dust, gas, smoke, fumes, odors, or vibrations which are or may be detrimental to the general welfare of the neighborhood, or of the City as a whole, or any use destructive of the land's surface, such as mines, quarries or clay or gravel pits."

SECTION 23: Section 11, sub-paragraph C, paragraph 1, sub-paragraph (c) is amended to hereafter read as follows:

"(c) 'Refuse dumps, sub-section I, which is to read Aug. 22

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live-stock feed yards, rock crushers, brick-yards, quarries, clay or gravel pits, junk dealers, salvage yards, auto-wrecking establishments, trailer camps, airports and emergency landing fields, dairies, hog ranches and fur farms."

SECTION 24: Section 12, sub-section D, paragraph 1, sub-paragraph (a) is amended to hereafter read as follows:

(1) (a) "Outside stairways, porches, balconies, or landing places, if unenclosed on three (3) sides, may extend into the required side yard for a distance not to exceed four (4) feet."

SECTION 25: Section 12, sub-section D, paragraph 1, sub-paragraph (c) is amended to hereafter read as follows:

(1) (c) "A detached accessory building, not exceeding twelve (12) feet in height, may be permitted to occupy a required rear yard, provided that it shall not be less than five (5) feet from the rear line of the lot and that not more than one-third (1/3) of the total area of such lot shall be so occupied; except that walls of accessory buildings, not to exceed eight (8) feet in height, if abutting an alley and containing no main garage entrances, or if plastered on the exterior with no openings, and abutting the rear